

5430 ELA RD
544535

PLAT: 00003/01530 UNIQ ID 8529
ID NO:

Parcel ID: 6694-02-56-9366-

SPLIT FROM ID

544535 NN: -
COUNTY TAX (100), RESIDENTIAL FEE (1), OVRNGT
RENT FEE (2)
Reval Year: 2021 Tax Year: 2027 20-OR-ELA ANDY SHULER S/D LT 19, PT LT 18,20
Appraised By 05 on 02/03/2021 22900 COOPER/GALBRAITH CRK

CARD NO. 1 of 1
0.3850 AC
TW-20 CI- FR-T

SRC= Estimated
AT- LAST ACTION 20260714

CONSTRUCTION DETAIL			MARKET VALUE							DEPRECIATION			CORRELATION OF VALUE														
Foundation	3		USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB		NORM		0.03000	CREDENCE TO					MARKET							
Continuous/Footing	5.00		01R	01	2,191	114	103.74	227296	2018	1960	% GOOD			97.0													
Sub Floor System	4		TYPE: SINGLE FAMILY RESIDENTIAL-RURAL STYLE: 3 - 2.0 STORIES										Single Family Residential					DEPR. BUILDING VALUE - CARD					220,480				
Plywood	8.00	DEPR. OB/XF VALUE - CARD																									
Exterior Walls	17	MARKET LAND VALUE - CARD																31,670									
Cedar,Redwood or D-Log Siding	25.00												TOTAL MARKET VALUE - CARD					252,150									
Roofing Structure	03												TOTAL APPRAISED VALUE - CARD					252,150									
Gable	7.00												TOTAL APPRAISED VALUE - PARCEL					252,150									
Roofing Cover	10												TOTAL PRESENT USE VALUE - LAND					0									
310 Shingle	10.00												TOTAL VALUE DEFERRED - PARCEL					0									
Interior Wall Construction	5												TOTAL TAXABLE VALUE - PARCEL \$					252,150									
Drywall/Sheetrock	23.00												PRIOR APPRAISAL					PERMIT									
Interior Floor Cover	12												BUILDING VALUE					82,750	CODE	DATE	NO.						
Hardwood	8.00												OBXF VALUE					0									
Interior Floor Cover	20												LAND VALUE					31,670									
Engineer Floor	0.00												PRESENT USE VALUE					0									
Heating Fuel	04												DEFERRED VALUE					0	ROUT: WTRSHD:								
Electric	2.00												TOTAL VALUE					114,420									
Heating Type	10												SALES DATA														
Heat Pump	4.00												OFF. RECORD					DATE		DEED	INDICATE						
Air Conditioning Type	03												BOOK					PAGE	MO	YR	TYPE	Q/U	V/I	SALES PRICE			
Central	5.00												DEAT					CERT	7	2026	dc	E	I	0			
Bedrooms/Bathrooms/Half-Bathrooms	4/3/0	16.000											0431					0107	6	2015	SWD	I	I	70,000			
Bedrooms													0428					0788	3	2015	QC	I	I	0			
BAS - 4 FUS - 0 LL - 0													0422					1011	7	2014	TD	I	I	159,000			
Bathrooms													0284					0323	12	2003		X	V	98,000			
BAS - 3 FUS - 0 LL - 0																		HEATED AREA 2,220									
Half-Bathrooms																		NOTES									
BAS - 0 FUS - 0 LL - 0																		RENTALSCAPE									
Office		0																3 UNITS SWF=1 RES/2 STR									
BAS - 0 FUS - 0 LL - 0																		CORRECTED CONSTRUCTION DETAILS FOR 2026									
TOTAL POINT VALUE	113.000																										
BUILDING ADJUSTMENTS																											
Quality	3		AVERAGE		1.00																						
Shape/Design	4		Moderate Irregular		1.10																						
Size	Size		Size		0.92																						
TOTAL ADJUSTMENT FACTOR			1.010																								
TOTAL QUALITY INDEX			114																								

27'

12'

6'

32'

32'

26'

25'

4'

6'

15'

6'

8'

15'

9'

5'

6' 8"

16'

20'

1'

12'

6'

11'

7'

23'

WDD

FOP

BAS

WDD

CORRELATION OF VALUE							
CREDENCE TO		MARKET					
DEPR. BUILDING VALUE - CARD		220,480					
DEPR. OB/XF VALUE - CARD							
MARKET LAND VALUE - CARD		31,670					
TOTAL MARKET VALUE - CARD		252,150					
TOTAL APPRAISED VALUE - CARD		252,150					
TOTAL APPRAISED VALUE - PARCEL		252,150					
TOTAL PRESENT USE VALUE - LAND		0					
TOTAL VALUE DEFERRED - PARCEL		0					
TOTAL TAXABLE VALUE - PARCEL \$		252,150					
PRIOR APPRAISAL		PERMIT					
BUILDING VALUE		82,750	CODE	DATE	NO.		
OBXF VALUE		0					
LAND VALUE		31,670					
PRESENT USE VALUE		0					
DEFERRED VALUE		0	ROUT: WTRSHD:				
TOTAL VALUE		114,420					
SALES DATA							
OFF. RECORD	DATE	DEED	INDICATE				
BOOK	PAGE	MO	YR	SALES PRICE			
DEAT	CERT	7	2026	dc	E	I	0
0431	0107	6	2015	SWD	I	I	70,000
0428	0788	3	2015	QC	I	I	0
0422	1011	7	2014	TD	I	I	159,000
0284	0323	12	2003		X	V	98,000
HEATED AREA 2,220							
NOTES							
RENTALSCAPE							
3 UNITS SWF=1 RES/2 STR							
CORRECTED CONSTRUCTION DETAILS FOR 2026							

SUBAREA				CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE
TYPE	GS AREA	PCT	RPL CS																	
APB*	740	075	57576	TOTAL OB/XF VALUE																
APT*	740	090	69091																	
BAS	740	100	76768																	
FOP	276	035	10063																	
WDD	667	020	13798																	
SUBAREA TOTALS		3,163	227,296																	

BLDG DIMENSIONS	BAS=N6W4N25E26S25W7S6W15Area:740;FOP=S6E26S14E6N20W32Area:276;WDD=S8E15N8W15Area:120;WDD=N12E27S6E8S16W1S12W7S23W5NW@69.44-8.54N6E7N11E6N20W32Area:547;APB=Area:740;APT=Area:740;TotalArea:3163
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LAND INFORMATION																	
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES
SINGLE FAMILY RESIDENTIAL RIVER	0113		0	0	3.2900	4	1.0000	+00 +00 +00 +00 +00	RP	25,000.00	0.385	AC	3.290	82,250.00	31666	0	
TOTAL MARKET LAND DATA											0.385				31666		
TOTAL PRESENT USE DATA																	

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8/30/2026 6:01:49 AM.